

**13435 101 ST NW NW EDMONTON AB T5E 4G5  
E4394973**

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NW, Edmonton, AB,  
T5E 4G5

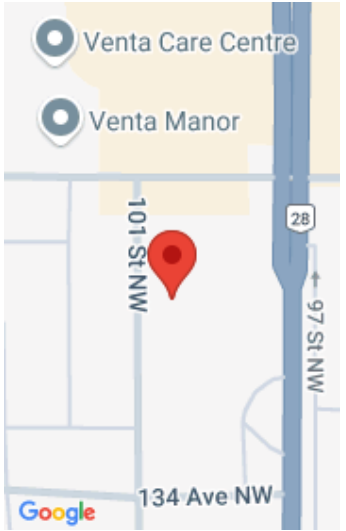


**\$299,500**



Welcome to this newly remodeled 3-bedroom half duplex with DOUBLE GARAGE in Rosslyn's mature neighborhood, which has NO CONDO FEES. Conveniently located within walking distance of Northgate Mall, Northtown Mall, and Londonderry Mall, and only a 10-minute drive from downtown. There are plenty of schools and transit stops nearby. The property has a SEPARATE ENTRANCE [...]

- 3 beds
- 1 bath
- Duplex
- Residential
- 1011.82 sq ft



**Call us now**  
 Phone: 780-566-2375  
 Email: [info@bestrealestateedmonton.ca](mailto:info@bestrealestateedmonton.ca)  
 Address: 3018 Calgary Trail NW,  
 Edmonton, Alberta T6J6V4

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## Basics

**Category:** Residential

**Date added:** Added 6 months ago

**Bathrooms:** 1 bath

**Year built:** 1961

**BathroomsFull:** 1

**Type:** Duplex

**Bedrooms:** 3 beds

**Floors:** 1 floor

**MLS ID:** E4394973

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## Building Details

**Architectural Style:** Bungalow

**Exterior Features:** Playground Nearby, Public Transportation, Schools

**Roof:** Asphalt Shingles

**RoomType:** LivingRoom, DiningRoom, Kitchen, MasterBedroom, Bedroom2, Bedroom3

**Parking Features:** Double Garage Detached

**Flooring:** Vinyl Plank

**Community Features:** See Remarks

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## Amenities & Features

**Appliances:** Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer

**Amenities:** 1

**Heating:** Forced Air-1, Natural Gas

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## Listed by

**List Agent:** Guido Kamanzi

**List Office Name:** Sterling Real Estate



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